

Roaring River 28669

ZIP code · NC · North Carolina > Wilkes County

BALANCED MARKET

\$242K

MEDIAN SALE PRICE

+21.0%

1-YR CHANGE

23

SALES (12 MO)

\$230K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 59 / 100



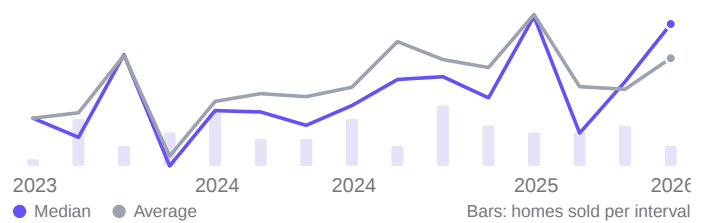
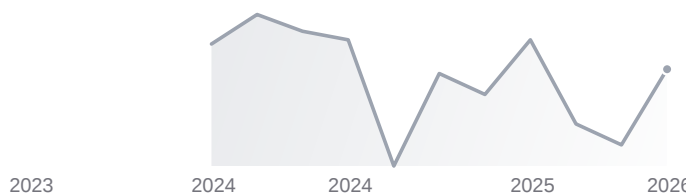
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

59 / 100

Sale prices

Median \$295K · Average \$233K

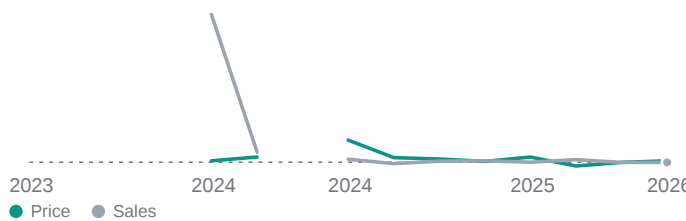


Growth (year over year)

Price +21.0% · Sales -4.2%

Price per square foot

\$242/ft²

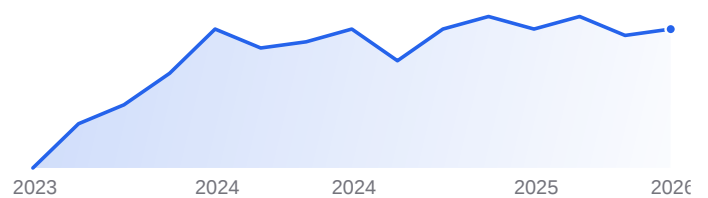
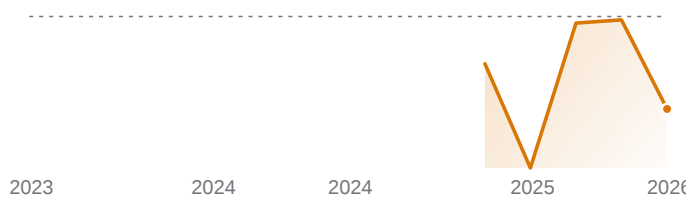


Sale premium vs estimated value

-10.0%

Annual turnover (share of homes sold)

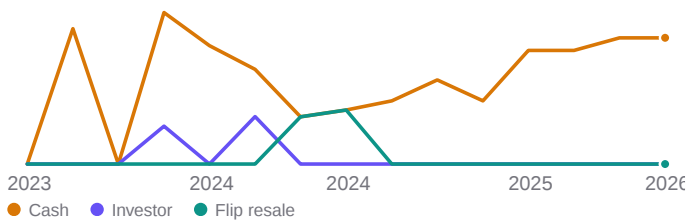
2.3%



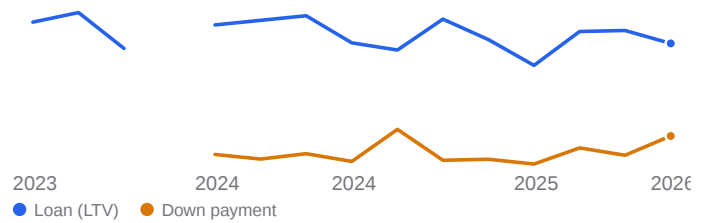
BUYERS & OUTCOMES

Buyer mix

Cash 67% · Investor 0% · Flip resale 0%

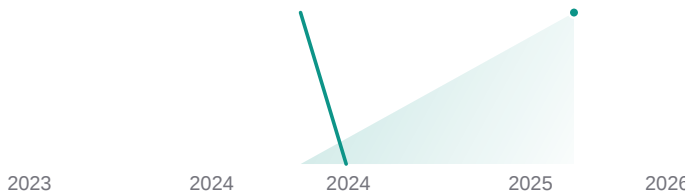


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



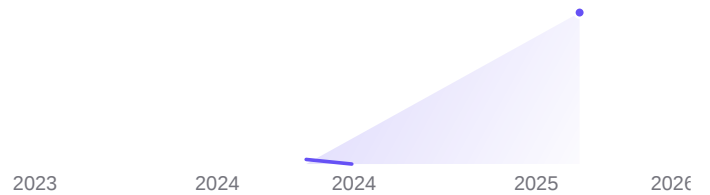
Sellers who sold at a gain

100%



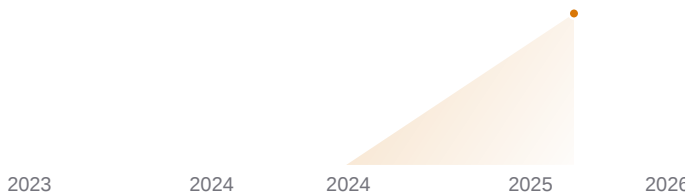
Typical hold before selling

2.1 yrs



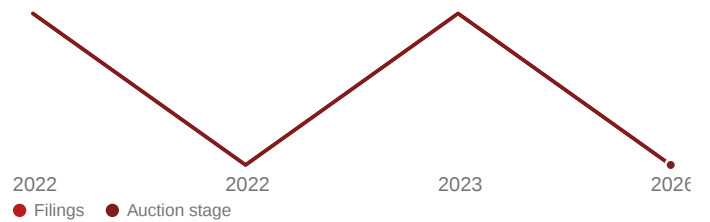
Median annualized return at resale

+101.7%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	987
Median value (AVM)	\$230K
Median size	1,404 ft²
Median bedrooms	3
Median year built	1973
Single family	74%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	78%
Underwater (LTV 125% or more)	4.7%
Owner occupied	70%
Company owned	3.5%
Median loan-to-value	0%
Typical ownership tenure	23.8 yrs

COMMUNITY

Population	3,458
Density	74 / mi²
Median household income	\$52K
Average household income	\$73K
Crime index (US avg 100)	117
Air pollution index (US avg 100)	93
Earthquake index (US avg 100)	85
Homes occupied	86%
Bachelor's or higher	8%
Poverty rate	17.5%
Unemployment	1.1%
Average temp	57°F
Annual precip	50 in
Sunshine	60%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.